

# \$360,000 - 83 Templegreen Drive Ne, Calgary

MLS® #A2263196

## \$360,000

3 Bedroom, 3.00 Bathroom, 1,469 sqft  
Residential on 0.09 Acres

Temple, Calgary, Alberta

This two-storey home is located in the established community of Temple, close to schools, shopping, playgrounds, parks, and public transit. The property includes a single attached garage with a front driveway for added parking convenience. The main floor offers a spacious living room and dining area, along with a kitchen, breakfast nook, and a convenient two-piece bathroom. Upstairs you'll find three bedrooms, including the primary bedroom with its own two-piece ensuite, as well as a full four-piece main bathroom. The backyard features mature trees and a deck, providing outdoor space with great potential for relaxation or future enhancements. This home is being offered as-is and presents an excellent opportunity for buyers looking to personalize a property to suit their own style and needs.

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2263196  |
| Price          | \$360,000 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 1         |
| Half Baths     | 2         |
| Square Footage | 1,469     |
| Acres          | 0.09      |



|            |             |
|------------|-------------|
| Year Built | 1979        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 83 Templegreen Drive Ne |
| Subdivision | Temple                  |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T1Y 4Z1                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | See Remarks               |
| Appliances        | See Remarks               |
| Heating           | Forced Air                |
| Cooling           | None                      |
| Fireplace         | Yes                       |
| # of Fireplaces   | 1                         |
| Fireplaces        | Family Room, Wood Burning |
| Has Basement      | Yes                       |
| Basement          | See Remarks               |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Lot Description   | Back Yard, Irregular Lot, Treed |
| Roof              | Asphalt Shingle                 |
| Construction      | Vinyl Siding, Wood Frame        |
| Foundation        | Poured Concrete                 |

### Additional Information

|             |                   |
|-------------|-------------------|
| Date Listed | October 8th, 2025 |
|-------------|-------------------|

|                |      |
|----------------|------|
| Days on Market | 17   |
| Zoning         | R-CG |

## **Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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